



COUNTY OF LOS ANGELES

DEPARTMENT OF PUBLIC WORKS

"To Enrich Lives Through Effective and Caring Service"

900 SOUTH FREMONT AVENUE
ALHAMBRA, CALIFORNIA 91803-1331
Telephone: (626) 458-5100
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DONALD L. WOLFE, Director

ADDRESS ALL CORRESPONDENCE TO:
P.O. BOX 1460
ALHAMBRA, CALIFORNIA 91802-1460

August 28, 2007

IN REPLY PLEASE REFER TO FILE: PD-1

The Honorable Board of Supervisors
County of Los Angeles
383 Kenneth Hahn Hall of Administration
500 West Temple Street
Los Angeles, CA 90012

Dear Supervisors:

**CONGESTION MANAGEMENT PROGRAM
2007 LOCAL DEVELOPMENT REPORT AND RESOLUTION
(ALL SUPERVISORIAL DISTRICTS)
(3 VOTES)**

IT IS RECOMMENDED THAT YOUR BOARD AFTER THE PUBLIC HEARING:

1. Find that the Congestion Management Program is statutorily exempt from the provisions of the California Environmental Quality Act.
2. Adopt the 2007 Congestion Management Program Local Development Report.
3. Adopt the Resolution certifying conformance with the Los Angeles County Congestion Management Program.

PURPOSE/JUSTIFICATION OF RECOMMENDED ACTION

The purpose of the recommended actions is to comply with the 2004 Congestion Management Program (Program) that was adopted by the Los Angeles County Metropolitan Transportation Authority (Metro) Board of Directors on July 22, 2004. This Program imposed congestion management requirements on all local jurisdictions including annual adoption by your Board of a Local Development Report (Report) and a resolution certifying the County's annual compliance with the Program requirements. Compliance is required to ensure that the County continues to receive its share of gasoline tax subvention revenues.

Implementation of Strategic Plan Goals

The Countywide Strategic Plan directs that we provide Fiscal Responsibility (Goal 4) and Community Services (Goal 6). The recommended actions allow the County to continue to receive gas tax subvention revenues, which strengthens the County's fiscal capacity. In addition, these revenues are used to fund road improvement projects that improve the quality of life for residents of Los Angeles County's unincorporated communities.

FISCAL IMPACT/FINANCING

There will be no impact to the County's General Fund.

Program implementation costs are included in the Fiscal Year 2007-08 Road Fund Budget.

FACTS AND PROVISIONS/LEGAL REQUIREMENTS

In the past, under the Program's Countywide Deficiency Plan, a system of debits and credits was in place whereby debits were accumulated from the aggregate development taking place in the County based on the potential that the development contributes to congestion. Credits were given for projects or programs providing congestion relief. A positive congestion mitigation credit balance was required to preserve the County's share of gas tax revenue under Proposition 111, approved by California voters in 1990.

As a result of the concerns raised regarding the complexity and effectiveness of the debit/credit approach in the 2003 Short Range Transportation Plan, the Metro Board directed staff to conduct a study to demonstrate the nexus between traffic impacts of new development and the need for improvements to the County's transportation system. A key aspect of the nexus study is to assess the feasibility of implementing a congestion mitigation fee to be imposed on new development for transportation improvements. The study will be done in two phases. Metro, in coordination with cities, the County, and other stakeholders, has completed Phase I of the study, which described how the fee program would work and identified potential revenue scenarios. Phase II of the study, developing guidelines for the imposition of the congestion mitigation fee, is currently underway including outreach to cities, the County, and the private sector to solicit their input.

While the nexus study is being conducted, Metro has reduced the Program conformity requirements for local jurisdictions. Jurisdictions are still required to track and report new development activity, considered debits. However, reporting on transportation improvements and strategies that were historically used to generate credits for Countywide Deficiency Plan purposes is not required. As a result, jurisdictions are not required to maintain a positive credit balance.

On April 30, 2007, the Metro Board adopted a set of guiding principles to frame Metro's outreach effort currently underway for the Countywide Congestion Mitigation Fee Feasibility Study for Los Angeles County. These guiding principles along with local input and recommendations will be used for the development of guidelines that are expected to be completed for presentation to the Metro Board in fall 2007.

The attached Resolution for your Board's adoption certifies that the County is in conformance with all applicable requirements of the 2004 Program and has taken all of the following actions prescribed in the Program as follows:

- As required, by June 15 of odd-numbered years, the County conducted annual traffic counts and calculated levels of service for selected arterial intersections consistent with the requirements identified in the Program's Highway and Roadway System Chapter.
- The County adopted and continues to implement a transportation demand management ordinance consistent with the minimum requirements identified in the Program's Transportation Demand Management Chapter.
- The County adopted and continues to implement a land use analysis program consistent with the minimum requirements identified in the Program's Land Use Analysis Program Chapter.
- The County adopted the 2007 Report consistent with the requirements identified in the Program.

Adoption of the attached 2007 Report and the Resolution certifying compliance with the Program are required under the 2004 Program adopted by Metro pursuant to California Government Code Section 65089. The Report and Resolution, adopting the Report and certifying County's conformance with the Program, must be submitted to Metro by September 1, 2007.

As specified in Metro's Program, the Report must be adopted by the local jurisdiction's governing board at a noticed public hearing pursuant to the California Government Code, Section 65089.4(a). The attached Resolution and the Notice of Public Hearing have been reviewed and approved by County Counsel. The Notice of Public Hearing was published in accordance with Section 6063 of the California Government Code.

ENVIRONMENTAL DOCUMENTATION

The recommended actions are statutorily exempt from the California Environmental Quality Act (CEQA) pursuant to Section 15276 of the CEQA Guidelines.

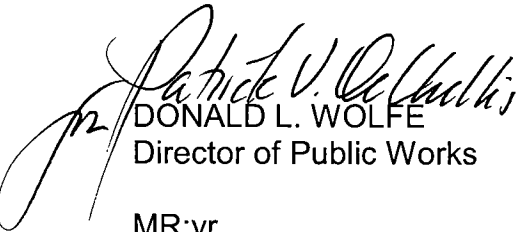
IMPACT ON CURRENT SERVICES (OR PROJECTS)

Program compliance and approval of the 2007 Report and Resolution will enable the County to preserve gas tax subvention funds (approximately \$40 million annually) approved under Proposition 111.

CONCLUSION

Please return two adopted copies of the letter, the Report, and the Resolution.

Respectfully submitted,


DONALD L. WOLFE
Director of Public Works

MR:yr

C071248

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Attachments (3)

c: Chief Executive Office
County Counsel

Los Angeles County
2006 CMP Local Development Report
Reporting Period: JUNE 1, 2006 - MAY 31, 2007

Date Prepared: July 16, 2007

Contact: Kit Bagnell
Phone Number: 626-458-6365

**CONGESTION MANAGEMENT PROGRAM
FOR LOS ANGELES COUNTY**

2007 DEFICIENCY PLAN SUMMARY¹

*** IMPORTANT: All "#value!" cells on this page are automatically calculated.**
Please do not enter data in these cells.

DEVELOPMENT TOTALS

RESIDENTIAL DEVELOPMENT ACTIVITY

Dwelling Units

Single Family Residential

938.00

Multi-Family Residential

498.00

Group Quarters

2.00

COMMERCIAL DEVELOPMENT ACTIVITY

1,000 Net Sq.Ft.²

Commercial (less than 300,000 sq. ft.)

14.92

Commercial (300,000 sq. ft. or more)

12.78

Freestanding Eating & Drinking

0.00

NON-RETAIL DEVELOPMENT ACTIVITY

1,000 Net Sq.Ft.²

Lodging

1.39

Industrial

6.50

Office (less than 50,000 sq. ft.)

9.86

Office (50,000-299,999 sq. ft.)

0.00

Office (300,000 sq. ft. or more)

0.00

Medical

0.00

Government

0.00

Institutional/Educational

8.18

University (# of students)

0.00

OTHER DEVELOPMENT ACTIVITY

Daily Trips

ENTER IF APPLICABLE

0.00

ENTER IF APPLICABLE

0.00

EXEMPTED DEVELOPMENT TOTALS

Exempted Dwelling Units

0

Exempted Non-residential sq. ft. (in 1,000s)

0

1. Note: Please change dates on this form for later years.

2. Net square feet is the difference between new development and adjustments entered on pages 2 and 3.

Los Angeles County
2007 CMP Local Development Report
Reporting Period: JUNE 1, 2006 - MAY 31, 2007

Date Prepared: July 16, 2007

Enter data for all cells labeled "Enter." If there are no data for that category, enter "0."

PART 1: NEW DEVELOPMENT ACTIVITY

RESIDENTIAL DEVELOPMENT ACTIVITY

Category	Dwelling Units
Single Family Residential	1,106.00
Multi-Family Residential	498.00
Group Quarters	2.00

COMMERCIAL DEVELOPMENT ACTIVITY

Category	1,000 Gross Square Feet
Commercial (less than 300,000 sq. ft.)	35.15
Commercial (300,000 sq. ft. or more)	12.78
Freestanding Eating & Drinking	0.00

NON-RETAIL DEVELOPMENT ACTIVITY

Category	1,000 Gross Square Feet
Lodging	1.39
Industrial	29.61
Office (less than 50,000 sq. ft.)	15.09
Office (50,000-299,999 sq. ft.)	0.00
Office (300,000 sq. ft. or more)	0.00
Medical	0.00
Government	0.00
Institutional/Educational	8.18
University (# of students)	0.00

OTHER DEVELOPMENT ACTIVITY

Description (Attach additional sheets if necessary)	Daily Trips (Enter "0" if none)
ENTER IF APPLICABLE	0.00
ENTER IF APPLICABLE	0.00

Los Angeles County
2007 CMP Local Development Report
Reporting Period: JUNE 1, 2006 - MAY 31, 2007

Date Prepared: July 16, 2007

Enter data for all cells labeled "Enter." If there are no data for that category, enter "0."

PART 2: NEW DEVELOPMENT ADJUSTMENTS

IMPORTANT: Adjustments may be claimed only for 1) development permits that were both issued and revoked, expired or withdrawn during the reporting period, and 2) demolition of any structure with the reporting period.

RESIDENTIAL DEVELOPMENT ADJUSTMENTS

Category	Dwelling Units
Single Family Residential	168.00
Multi-Family Residential	0.00
Group Quarters	0.00

COMMERCIAL DEVELOPMENT ACTIVITY

Category	1,000 Gross Square Feet
Commercial (less than 300,000 sq. ft.)	20.23
Commercial (300,000 sq. ft. or more)	0.00
Freestanding Eating & Drinking	0.00

NON-RETAIL DEVELOPMENT ACTIVITY

Category	1,000 Gross Square Feet
Lodging	0.00
Industrial	23.10
Office (less than 50,000 sq. ft.)	5.22
Office (50,000-299,999 sq. ft.)	0.00
Office (300,000 sq. ft. or more)	0.00
Medical	0.00
Government	0.00
Institutional/Educational	0.00
University (# of students)	0.00

OTHER DEVELOPMENT ACTIVITY

Description (Attach additional sheets if necessary)	Daily Trips (Enter "0" if none)
ENTER IF APPLICABLE	0.00
ENTER IF APPLICABLE	0.00

Los Angeles County
2006 CMP Local Development Report
Reporting Period: JUNE 1, 2006 - MAY 31, 2007

Date Prepared: July 16, 2007

Enter data for all cells labeled "Enter." If there are no data for that category, enter "0."

PART 3: EXEMPTED DEVELOPMENT ACTIVITY
(NOT INCLUDED IN NEW DEVELOPMENT ACTIVITY TOTALS)

Low/Very Low Income Housing	<input type="text" value="0"/>	Dwelling Units
High Density Residential Near Rail Stations	<input type="text" value="0"/>	Dwelling Units
Mixed Use Developments Near Rail Stations	<input type="text" value="0"/>	1,000 Gross Square Feet
	<input type="text" value="0"/>	Dwelling Units
Development Agreements Entered into Prior to July 10, 1989	<input type="text" value="0"/>	1,000 Gross Square Feet
	<input type="text" value="0"/>	Dwelling Units
Reconstruction of Buildings Damaged in April 1992 Civil Unrest	<input type="text" value="0"/>	1,000 Gross Square Feet
	<input type="text" value="0"/>	Dwelling Units
Reconstruction of Buildings Damaged in Jan. 1994 Earthquake	<input type="text" value="0"/>	1,000 Gross Square Feet
	<input type="text" value="0"/>	Dwelling Units
Total Dwelling Units	<input type="text" value="0"/>	
Total Non-residential sq. ft. (in 1,000s)	<input type="text" value="0"/>	

Section I, Page 4

Exempted Development Definitions:

1. Low/Very Low Income Housing: As defined by the California Department of Housing and Community Development as follows:
 - Low-Income: equal to or less than 80% of the County median income, with adjustments for family size.
 - Very Low-Income: equal to or less than 50% of the County median income, with adjustments for family size.
2. High Density Residential Near Rail Stations: Development located within 1/4 mile of a fixed rail passenger station and that is equal to or greater than 120 percent of the maximum residential density allowed under the local general plan and zoning ordinance. A project providing a minimum of 75 dwelling units per acre is automatically considered high density.
3. Mixed Uses Near Rail Stations: Mixed-use development located within 1/4 mile of a fixed rail passenger station, if more than half of the land area, or floor area, of the mixed use development is used for high density residential housing.
4. Development Agreements: Projects that entered into a development agreement (as specified under Section 65864 of the California Government Code) with a local jurisdiction prior to July 10, 1989.
5. Reconstruction or replacement of any residential or non-residential structure which is damaged or destroyed, to the extent of > or = to 50% of its reasonable value, by fire, flood, earthquake or other similar calamity.
6. Any project of a federal, state or county agency that is exempt from local jurisdiction zoning regulations and where the local jurisdiction is precluded from exercising any approval/disapproval authority. These locally precluded projects do not have to be reported in the LDR.

**NOTICE OF PUBLIC HEARING
LOS ANGELES COUNTY LOCAL DEVELOPMENT REPORT
AND RESOLUTION FINDING THE COUNTY IN CONFORMANCE WITH THE
COUNTY'S CONGESTION MANAGEMENT PROGRAM**

On Tuesday, August 28, 2007, at its regularly scheduled meeting at 9:30 a.m., or as soon thereafter as the matter can be heard in the County of Los Angeles Board of Supervisors Chambers, Room 381 B, Kenneth Hahn Hall of Administration, 500 West Temple Street, Los Angeles, California, the County Board of Supervisors (Board) will consider the 2007 Local Development Report (Report) and a Resolution to self-certify conformance with the State-mandated Congestion Management Program (Program).

The Board will take public comments prior to consideration for adoption of said 2007 Report and Resolution, prepared in compliance with the California Government Code, Section 65089, and pursuant to the 2004 Program for the County of Los Angeles.

As part of the 2007 Report, the County resolves that: (1) it will continue to implement the previously adopted Transportation Demand Management Ordinance and the Land Use Analysis Program, (2) annual traffic counts will be conducted and the levels of service will be calculated for selected arterial intersections in accordance with the Program, and 3) the County is meeting its responsibilities under the Countywide Deficiency Plan as required by the Program.

A copy of the 2007 Report, Resolution, and related documents may be examined in the office of the Executive Officer of the Board of Supervisors of the County of Los Angeles, Room 383, Kenneth Hahn Hall of Administration.

Written comments may be submitted to the Executive Officer of the Board of Supervisors of the County of Los Angeles prior to the hearing at the above address. Any questions should be directed to Ms. Mary Reyes at (626) 458-3934, County of Los Angeles, Department of Public Works, 11th Floor, Programs Development Division, Monday through Thursday from 8 a.m. to 6 p.m.

Para mas informacion con relacion a esta noticia, por favor llame a la Sr. Art Correa, (626) 458-3948, durante horas de oficina, de 8 a.m. a 6 p.m., de Lunes a Jueves.

SACHI A. HAMAI
Executive Officer of the
Board of Supervisors of the
County of Los Angeles

By _____
Deputy

**2007 CONGESTION MANAGEMENT PROGRAM CONFORMANCE
SELF-CERTIFICATION RESOLUTION
COUNTY OF LOS ANGELES
A RESOLUTION OF THE COUNTY OF LOS ANGELES, CALIFORNIA,
FINDING THE COUNTY TO BE IN CONFORMANCE WITH THE
CONGESTION MANAGEMENT PROGRAM AND ADOPTING
THE CONGESTION MANAGEMENT PROGRAM LOCAL DEVELOPMENT REPORT,
IN ACCORDANCE WITH THE CALIFORNIA GOVERNMENT CODE, SECTION 65089**

WHEREAS, Congestion Management Program (Program) statute requires the Los Angeles County Metropolitan Transportation Authority (Metro), acting as the Congestion Management Agency for the County of Los Angeles, to annually determine that the County and cities within the County are in conformance with all Program requirements; and

WHEREAS, Metro requires submittal of the Program Local Development Report (Report) by September 1 of each year; and

WHEREAS, the County Board of Supervisors held a noticed public hearing on August 28, 2007, to consider this resolution.

NOW, THEREFORE, THE BOARD OF SUPERVISORS FOR THE COUNTY OF LOS ANGELES DOES HEREBY RESOLVE AS FOLLOWS:

SECTION 1. That the County has taken all of the following actions and that the County is in conformance with all applicable requirements of the 2004 Program.

As required, by June 15 of odd-numbered years, the County conducted annual traffic counts and calculated levels of service for selected arterial intersections consistent with the requirements identified in the Program Highway and Roadway System Chapter.

The County has locally adopted and continues to implement a transportation demand management ordinance consistent with the minimum requirements identified in the Program Transportation Demand Management Chapter.

The County has locally adopted and continues to implement a land use analysis program consistent with the minimum requirements identified in the Program Land Use Analysis Program Chapter.

The County has adopted a Report, attached hereto and made a part hereof, consistent with the requirements identified in the Program. This report balances traffic congestion impacts due to growth within the County with transportation improvements, and demonstrates that the County is meeting its responsibilities under the Countywide Deficiency Plan consistent with the Metro Board adopted 2003 Short Range Transportation Plan.

SECTION 2. That the Executive Office of the Board shall certify to the adoption of this Resolution and shall forward a copy of this Resolution to Metro.

On the _____ day _____, 2007, the foregoing Resolution was adopted by the Board of Supervisors of the County of Los Angeles.

SACHI A. HAMAI
Executive Officer of the
Board of Supervisors of the
County of Los Angeles

By _____
Deputy

APPROVED AS TO FORM:

RAYMOND G. FORTNER, JR.
County Counsel

By  _____
Deputy